



58 Ing Head Terrace, Halifax, HX3 7LB

Offers Over £200,000

- Charming Family Home
- Ready for Personalisation & Modernisation
- Versatile Attic Room with Velux Windows
- Generous Outside Spaces
- Spacious Lounge through Diner
- Detached Double Garage & Rear Parking

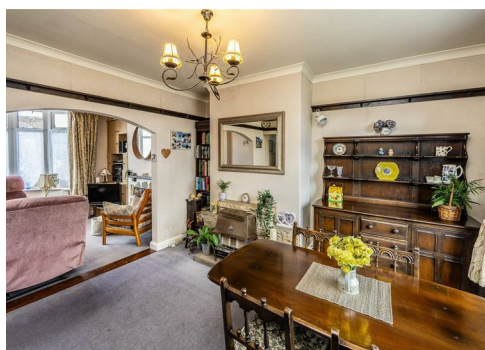
58 Ing Head Terrace, Halifax HX3 7LB

Charming Family Home with Generous Outdoor Spaces and Double Garage

This much-loved family home has been cherished by the same owners for many years and is now ready for new occupants to make it their own. Set back from the road, the property offers generous indoor and outdoor space, ideal for family living and entertaining, with great potential throughout.



Council Tax Band: B



Key Features:

Approach:

Tucked away from the road for added privacy, the property is introduced by a charming front garden framed with a stone wall, mature trees, and well-established plants.

On-street parking is conveniently available directly outside.

Hallway:

The welcoming hallway includes space for coats and shoes, with stairs to the first floor. A glass door leads through to the main living areas, allowing natural light to flow in.

Lounge:

This bright and airy lounge features a cozy fireplace, a striking bay window overlooking the front garden, and built-in storage. A lovely archway connects the space seamlessly to the dining room, creating an open and social feel.

Dining Room:

With views over the rear garden, the dining room is bathed in natural light from both front and rear aspects, thanks to its open-plan connection with the lounge. It's the perfect space for family meals or entertaining guests.

Kitchen:

The galley-style kitchen is accessed via a sliding glass door and includes ample storage, both under-counter and freestanding, along with a handy serving hatch. A rear door opens directly to the back garden, ideal for summer dining or quick access to the outdoor spaces.

Three Bedrooms:

Upstairs, a spacious double bedroom includes fitted wardrobes and overhead storage, with serene views over the rear garden. The main double bedroom, also with fitted wardrobes, overlooks the front garden. The third bedroom is currently used as a child's room but would work equally well as a nursery or home office.

Attic Room:

A versatile bonus space accessed via a ladder, this converted attic includes two Velux windows, pitched roof, wooden flooring, and heating. Whether as a home office, creative studio, or teenager's retreat, it offers great flexibility.

Family Bathroom:

The fully tiled bathroom includes a corner bath with thermostatic shower, WC, and sink. A glazed rear window brings in natural light, making the space feel fresh and airy.

Gardens, Garage and Outdoor Space:

The front garden is attractively landscaped with mature planting and a traditional stone wall. To the rear, a stone-paved patio offers the perfect spot for outdoor dining or relaxation. A gate leads to the rear parking area and a useful detached double garage. Beyond this lies the double garage which has electricity and an additional garden area behind with a second patio, mature tree, and greenhouse – a peaceful private haven for gardening or enjoying the outdoors.

Additional Features:

- Gas central heating throughout
- Double glazed throughout
- CCTV for added security
- Plenty of scope for modernisation and personalisation
- Fabulous far-reaching rural views

Location:

Ideally located for access to the amenities of Shelf, Queensbury, and Hipperholme, the home is well suited to both professionals and families. Local schools, shops, and excellent transport links to Bradford, Leeds, and Halifax are all close by. Nature lovers will also appreciate the nearby countryside walks just minutes away.

A Home with Heart:

Having served as a happy family home for many years, this property offers a solid foundation and generous layout ready to be tailored to your own taste. With just a touch of updating, it has all the makings of a truly special place to call home.

Agent Notes & Disclaimer.

The information provided on this property does not constitute or form part of an offer or contract, nor may it be regarded as representation. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale, and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.





